

Canterbury Center
205 Dental Drive
Warner Robins, GA 31088



- Building Size:** 12,600 SF total
Available: Suite 7 - 680 SF
Suite 15 - 680 SF, available 6/1/2023
- Lot Size:** 0.98 Acres
Utilities: All available
Parking: 60 spaces
Built: 1987
Zoning: C-1
- Traffic Count:** 34,000 VPD Russell Pkwy
Tenants: Two Little Loves Studio, Norris Consulting Group, SetApart Tax & Bookkeeping, and Continuum HR.
Neighbors: Planet Fitness, Dollar Tree, Five Star Ford, United States Post Office, and CVS.

Lease Price: \$12.50/SF Modified Gross*
***Tenant Pays Utilities**

**FOR MORE
INFORMATION
CONTACT**

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Building I

Suite 1 680 SF LEASED	Suite 2 680 SF LEASED	Suite 3 680 SF LEASED	Suite 4 680 SF LEASED	Suite 5 680 SF LEASED	Suite 6 680 SF LEASED	Suite 7 680 SF AVAILABLE	Suite 8 680 SF Payroll Made Easy	Suite 9 680 SF LEASED
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Building II

Suite 10 680 SF LEASED	Suite 11 680 SF LEASED	Suite 12-14 1,360 SF LEASED	Suite 15 680 SF AVAILABLE 6/1/2023	Suite 16 680 SF LEASED	Suite 17 680 SF LEASED	Suite 18-19 1,360 SF Norris Consulting Group
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DEMOGRAPHICS

2022	1 mile	3 mile	5 mile
Population	10,190	59,482	115,927
Avg. HH Income	\$60,029	\$69,709	\$72,569
Median Age	36.4	35.1	35.0

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